



State of Connecticut  
County of Tolland  
Incorporated 1786

Town of Ellington  
Town Clerk  
P.O.Box 187  
55 Main St.  
Ellington, CT 06029

Diane H. McKeegan, CCTC  
Town Clerk

Tel. 870-3105 Fax 870-3158

Elizabeth C. Waters  
Asst. Town Clerk  
Gail Moran, Admin. Clerk

### **SPECIAL TOWN MEETING DECEMBER 14, 2009**

A special town meeting of the electors and citizens qualified to vote in town meetings of the Town of Ellington, Connecticut, was held at the Ellington Town Hall, 55 Main Street; Ellington, Connecticut, on Monday, December 14, 2009 at 7:15 p.m. prevailing time to act upon the following:

1. A resolution to approve the joint purchase, with the State of Connecticut Department of Agriculture, of development rights with respect to the following parcel of agricultural land, which has been determined by the Board of Selectmen to constitute all or a portion of a working farm:

Approximately 118.058 [more or less] acres of land situated on the general easterly and westerly sides of Pinney Street in the Town of Ellington, Connecticut, APN 044-014-0000 and 044-001-0000, owned by DOJO Associates, LLC;

and to authorize the First Selectman and other proper officers and officials of the Town are authorized to take all actions on behalf of the Town necessary or desirable to complete such acquisition. The acquisition price for the development rights is \$1,390,000 of which the Town's share shall be \$490,000, which shall be funded from the \$2,000,000 appropriation authorized by resolution adopted by the Town Meeting at referendum held November 6, 2007 for acquisition by the Town of development rights with respect to one or more parcels of agricultural land determined to constitute all or a portion of a working farm. The \$900,000 remainder of the cost of the acquisition is to be funded by the State of Connecticut Department of Agriculture.

2. To enter into a five-year rental lease agreement for the Ellington Sr. Center, located at 16 and 18 Church Street [current location of Sr. Center] commencing December 1, 2010 and terminating on November 30, 2015 in the base amount of \$3,132 per month.

3. To consider 2008-2009 year-end transfers and additional appropriations as follows:

a) to appropriate \$406,914 **from** FY 2008-09 Unreserved General Fund Balance **to** the following accounts: Town Counsel - \$28,381; Police Special Duty - \$44,340; Equipment Maintenance - \$50,968; Town Road Aid/Winter - \$87,295; Engineer and Inspections - \$103,460; Hall Memorial Library - \$28,213; Town Hall - \$64,257, as recommended by Finance Officer and approved by the Board of Selectmen.

b) to increase prepaid grants and funds fully reimbursable for fiscal year commencing on July 1, 2008 and ending on June 30, 2009 and to appropriate the same to the Board of Education in a sum not to exceed \$111,883. New allocation total is \$872,183 (\$760,300 approved at town meeting May 13, 2008 plus \$111,883), as recommended by the Finance Officer and approved by the Board of Selectmen.

First Selectman **Maurice W. Blanchette** called the meeting to order at 7:15 p.m. and asked for nominations for a moderator.

MOVED John Turner, SECOND Rudy Luginbuhl to nominate **Attorney Atherton Ryan** as moderator. All in favor. Carried.

The moderator read the call of the meeting as to place, date and time and then read each item on the agenda separately.

**Item #1:** Acquisition of approximately 118.058 acres on Pinney Street, as warned.

MOVED Maurice Blanchette, SECOND Joe Wehr to approve item #1.

**Rudy Luginbuhl**, Realtor, did some research on this property and believes the cost is too high. He would like to see the appraisal of the property.

Town Planner **Rob Phillips** said the State of Connecticut paid for two appraisals; one from Hunter Appraisal and one from Stewart Appraisal.

Other residents spoke about the cost of the property.

**Joe Wehr** spoke about the tax revenue that development would bring in against what the expenses that each home built would cost the town. He believes that the cost to the town now would be a "no brainer".

**Rick Neal** would like to see the \$490,000 be paid for up front instead of bonding the town's share of the purchase.

**David Hurley** questioned if a "working farm" is an appropriate purchase under the open space account.

Hearing no further discussion **Attorney Ryan** re-read the motion for those in attendance and then called for a vote. Motion carried by majority.

**Item #2:** Five-year rental lease agreement for the Ellington Senior Center as warned.

MOVED Maurice Blanchette, SECOND Morris Webber to approve item #2.

**Joan Randall** stated the current space is not adequate for the needs of the seniors. **Ms. Randall** stated that money has been and is continually being raised for a new Senior Center and would like to see it used now for something adequate for the needs of the seniors. She believes that 5 more years for a new lease is too long.

Senior Center Director **Erin Graziani** would like to see the lease continued while the town continues to seek out a new location. At the time being, the seniors need space and the current space is adequate. The landlord is very easy to work with according to Human Services Director **Doris Crayton**.

The issue of drainage of the parking lot was brought up by **Ronald Stomberg**. He said we should make sure the landlord is working on the issue. **Erin Graziani** said it is partially a State of Connecticut issue as the connecting drain between the property and the State road drain is currently clogged.

Other residents spoke in favor of continuing the lease for 5 more years.

Hearing no further discussion **Attorney Ryan** called for a vote. Motion carried by majority.

**Item #3a:** Year-end transfers and additional appropriations as warned.

MOVED Maurice Blanchette, SECOND Mary Blanchette to approve item #3a.

**Rick Cleary** feels the transfers are very excessive. He feels that these transfers should have come to the Board of Finance.

**Rick Neal** says that the money has already been spent and approval is needed to close out the books.

Hearing no further discussion **Attorney Ryan** called for a vote. **Attorney Ryan** stated that the motion carried. The ruling of the chair was challenged by those in attendance. A standing vote was taken. **AYES: 18, NAYES: 25.** Motion failed to carry.

**Item#3b:** Increase in pre-paid grants for the Board of Education as warned.

MOVED Maurice Blanchette, SECOND Rudy Luginbuhl to approve item #3b.

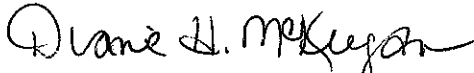
**Stephen Cullinan**, Superintendent of Schools, explained that after the original approval of the budget, some of the items are not approved as grants. These are monies that come in from other programs to cover what was not listed on the approved budget in May.

Hearing no further discussion **Attorney Ryan** called for a vote. Motion carried unanimously.

MOVED Jim Prichard, SECOND Lori Spielman to adjourn the town meeting at 7:58 p.m.

Motion carried.

Respectfully submitted:



Diane H. McKeegan, Town Clerk

Received for record: December 15, 2009 at 11:00 a.m.